



Lease Rate

**\$45-\$50**

SF/YR/NNN

RETAIL | FOR LEASE

# Canyon Court Retail

2761 & 2777 E 400 N | Spanish Fork, UT 84660

## PROPERTY INFORMATION

### BUILDING A

- UNITS 101 - 105: 800 - 6,044 SF Available

### BUILDING B

- UNIT 1: 1,500 - 6,000 SF Available

- Units anchored by Harmon's Grocery Store (coming soon)

- Close proximity to Maple Mountain High School (1/3 of a mile)

## CONTACT US



### Colliers

2100 Pleasant Grove Blvd., Suite 200  
Pleasant Grove, UT 84062  
Main: +1 801 947 8300  
colliers.com

### James Yeates

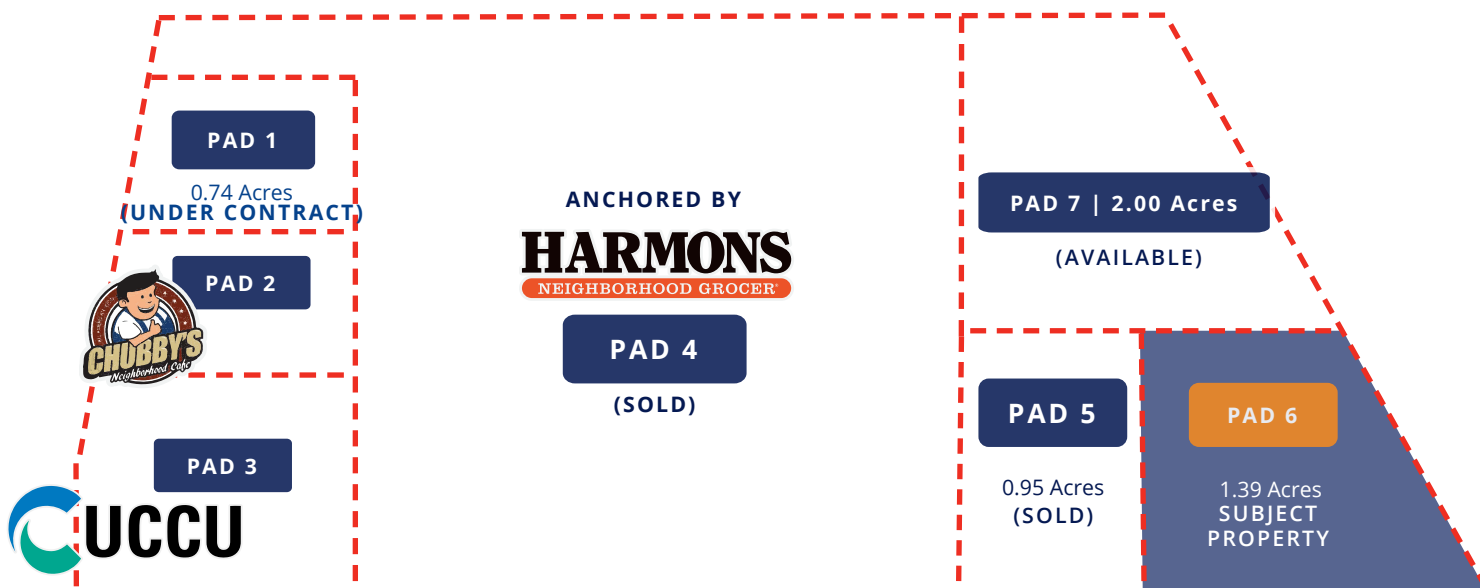
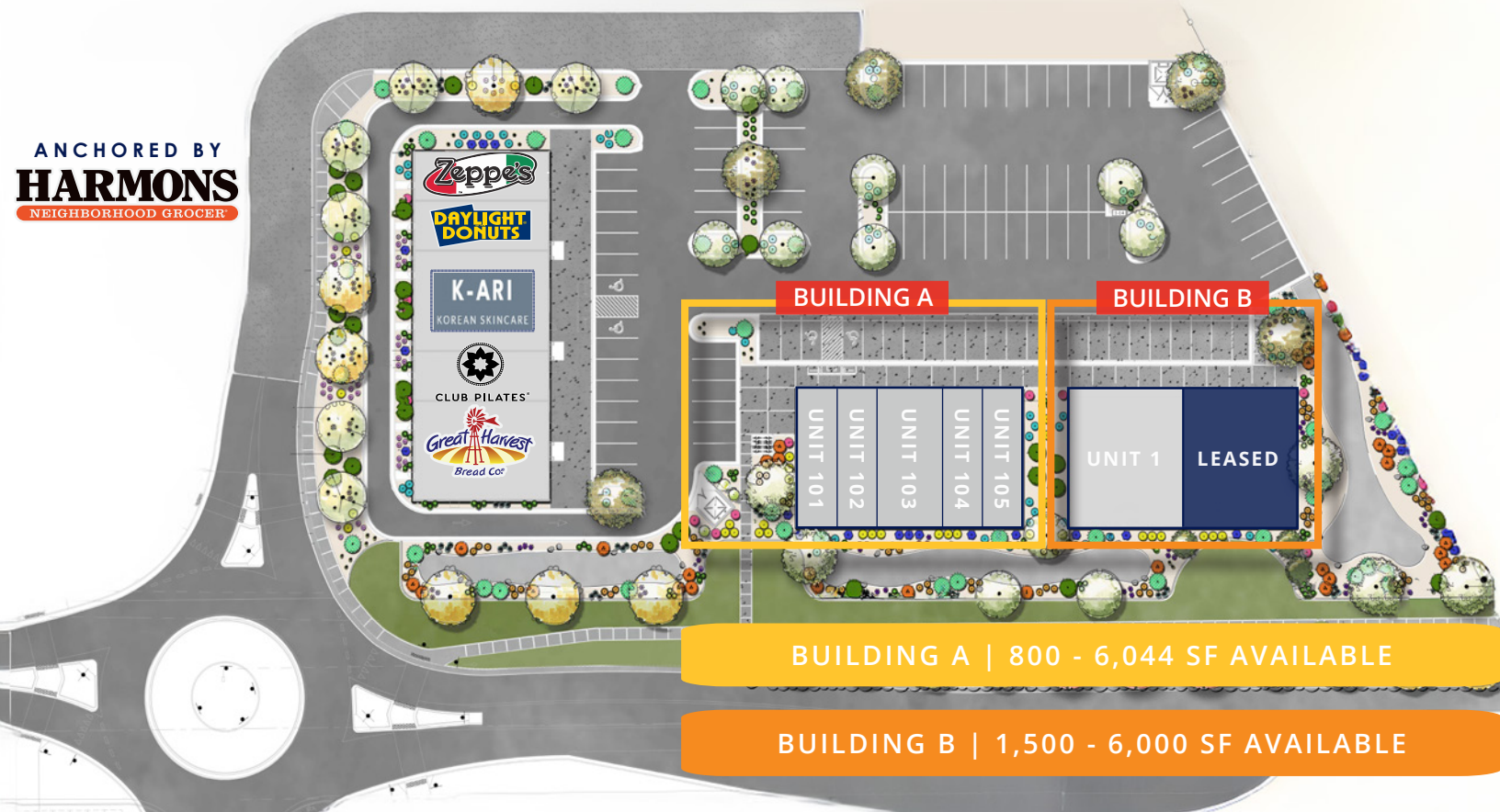
Vice President  
+801 995 0049  
james.yeates@colliers.com

### Justin Irvine

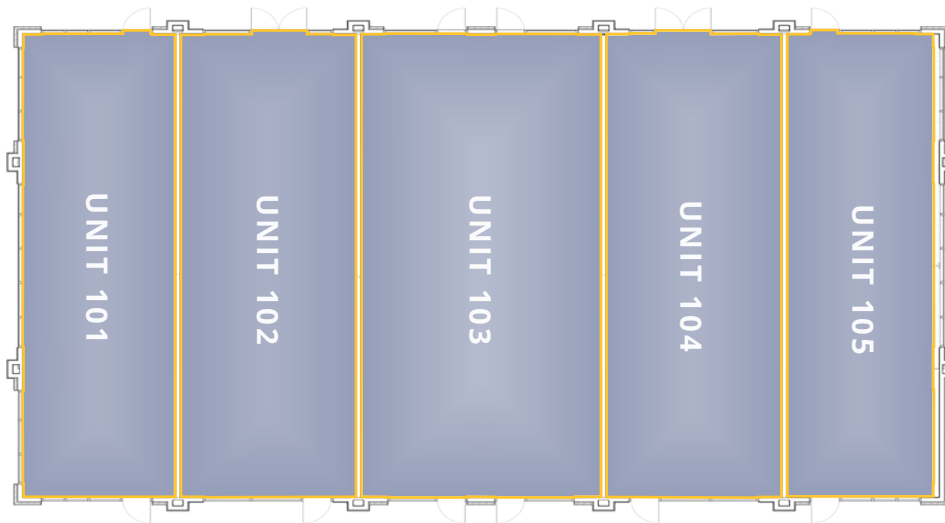
Vice President  
+801 400 4260  
justin.irvine@colliers.com

Accelerating success.

# CONCEPTUAL SITE PLAN



# CONCEPTUAL SITE PLAN



## BUILDING A

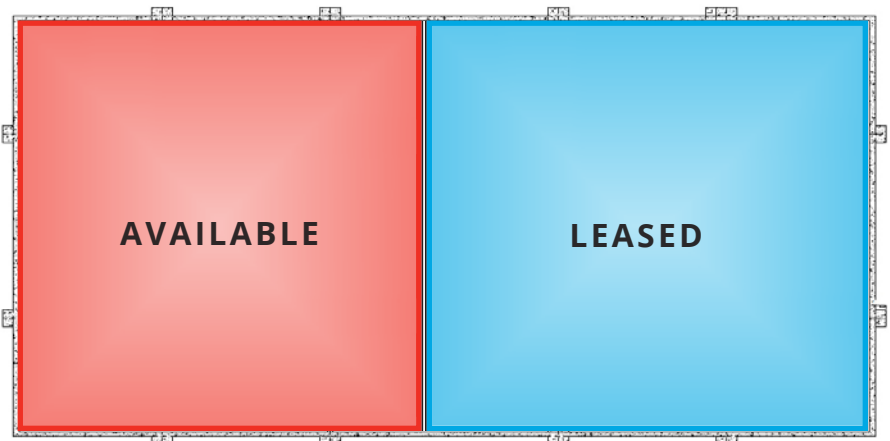
- Units 101: 1,040 SF
- Unit 102: 1,180 SF
- Unit 103: 1,602 SF
- Unit 104: 1,179 SF
- Unit 105: 1,043 SF

ANCHORED BY  
**HARMONS**  
NEIGHBORHOOD GROCER



## BUILDING B

- UNIT 1: 1,500 - 6,000 SF
- Units anchored by Harmon's Grocery Store (coming soon)
- Close proximity to Maple Mountain High School (1/3 of a mile)





Retail | FOR LEASE

# CANYON COURT RETAIL

2761 & 2777 E 400 N | Spanish Fork, UT

## Colliers

2100 Pleasant Grove Blvd., Suite 200  
Pleasant Grove, UT 84062  
Main: +1 801 947 8300  
colliers.com



This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2026. All rights reserved.

## CONTACT

### James Yeates

Vice President  
+1 801 995 0049  
james.yeates@colliers.com

### Justin Irvine

Vice President, MBA  
+1 801 400 4260  
justin.irvine@colliers.com